



5* Hotel/Restaurant - Le Bouscat area - 8 bedrooms - Swimming pool - Car park



SELLING PRICE : €4,400,000

EMAIL : BORDEAUX@BARNES-INTERNATIONAL.COM

38 cours Georges Clémenceau
33000 Bordeaux



PHONE : +33533093089
bordeaux@barnes-international.com

56 avenue de la Libération
Charles de Gaulle
33110 Le Bouscat

DESCRIPTION

Located at the gates of Bordeaux, this magnificent 5* boutique hotel with 8 bedrooms and a gourmet restaurant has been completely renovated in 2021.

in a beautiful house of the eighteenth century built by Victor LOUIS, architect of the Bordeaux Grand Theatre, this hotel consists, on the ground floor, of a large restaurant room with two lounges and a bar, as well as a professional kitchen and two bedrooms, with access for disabled people, and a terrace.

The first floor consists of three bedrooms each with a terrace.

The second floor also consists of three bedrooms.

All the rooms are decorated and furnished with taste and refinement, and have air conditioning, private bathroom or shower-room, a flat-screen TV, a minibar, free Wi-Fi, a safe, a desk, telephone, radio, a hairdryer, an alarm clock, a wardrobe or a closet.

The landscaped garden allows you to enjoy a nice terrace and a heated swimming pool (with a connected alarm system for children safety).

A SPA is also available for guests.

Parking for several vehicles with an electrical vehicle charging system is also available.

FEATURES

Type de bien:	Offices	Surface:	420.0 m ²	Terrain:	-
Charges:	-	Périodicité des charges:	-	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	-
Parking:	-	Compléments de loyer:	-	NB de pièces:	10 rooms
NB de chambres:	8 bedrooms	Honoraire à la charge:	from the seller		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : ? Not specified

Indice d'émission de gaz à effet de serre (GES) : ? kg CO₂/m².an

38 cours Georges Clémenceau
33000 Bordeaux



PHONE : +33533093089
bordeaux@barnes-international.com

56 avenue de la Libération
Charles de Gaulle
33110 Le Bouscat



38 cours Georges Clémenceau
33000 Bordeaux



PHONE : +33533093089
bordeaux@barnes-international.com

56 avenue de la Libération
Charles de Gaulle
33110 Le Bouscat